



Correspondence Between Staff and Applicant

Approval Letter

HAYDEN VIRGINIA, LLC
7520 EAST ANGUS DRIVE
SCOTTSDALE, ARIZONA 85251
480-947-6200

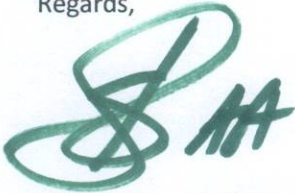
March 25, 2019

RE: Consideration for Abandonment
Abandonment of Easement Application
Hayden Townhomes 327-PA-2017

Jeff,

Hayden Virginia, LLC hereby submits to the City of Scottsdale in consideration for the abandonment of the easement recorded in Docket 10474, page 1328, the amount of Six Thousand and Eighty dollars (\$6,080.00).

Regards,

A handwritten signature in green ink, appearing to read 'KL' or 'K. Lannan', is positioned above the typed name.

Kelly Lannan, Authorized Agent

Kelly Lannan

From: Kelly Lannan
Sent: Thursday, March 21, 2019 2:45 PM
To: 'joef@forkertengineering.com'
Subject: 2529 N Hayden Rd - Abandonment of Easement No Conflict Review
Attachments: HV - Civil No Conflict - ATT #2 11.20.18.pdf; HV - Civil No Conflict - ATT #1 12.13.18.pdf; 999037 Easement Release Exhibit.pdf; 999037 Easement Release Legal.pdf

Follow Up Flag: Follow up
Due By: Thursday, April 04, 2019 2:00 PM
Flag Status: Flagged

Good Afternoon Joe,

Please review the attached graphical and legal desc. documents for the abandonment of the easement recorded in Docket 10474, page 1328 and provide a conflict review letter. Conflict review was previously submitted for the entire site and AT&T's responses are attached.

The property address is 2529 N Hayden Rd, Scottsdale, AZ 85257.

Please let me know if you require anything additional for your review.



Kelly Lannan
VP of Development at Del Pueblo Communities

A 7520 East Angus Drive, Scottsdale, AZ 85251

P 480-947-6200 Ext.103 **M** 602-318-0034

F 480-947-6222 **E** ktl@azdelpueblo.com

Kelly Lannan

From: Kelly Lannan
Sent: Thursday, March 21, 2019 2:44 PM
To: 'nre.easement@centurylink.com'
Subject: 2529 N Hayden Rd - Abandonment of Easement No Conflict Review
Attachments: 999037 Easement Release Legal.pdf; 999037 Easement Release Exhibit.pdf; HV - Civil No Conflict - Century Link 12.11.18.pdf

Follow Up Flag: Follow up
Due By: Thursday, April 04, 2019 2:00 PM
Flag Status: Flagged

Good Afternoon,

Please review the attached graphical and legal desc. documents for the abandonment of the easement recorded in Docket 10474, page 1328 and provide a conflict review letter. Conflict review was previously submitted for the entire site and CenturyLink's response is attached.

The property address is 2529 N Hayden Rd, Scottsdale, AZ 85257.

Please let me know if you require anything additional for your review.



Kelly Lannan
VP of Development at **Del Pueblo Communities**

A 7520 East Angus Drive, Scottsdale, AZ 85251

P [480-947-6200](tel:480-947-6200) Ext.103 **M** [602-318-0034](tel:602-318-0034)

F [480-947-6222](tel:480-947-6222) **E** ktl@azdelpueblo.com

Kelly Lannan

From: Kelly Lannan
Sent: Thursday, March 21, 2019 2:46 PM
To: 'azjointuse@cox.com'
Subject: 2529 N Hayden Rd - Abandonment of Easement No Conflict Review
Attachments: 999037 Easement Release Exhibit.pdf; 999037 Easement Release Legal.pdf; HV - Civil No Conflict - Cox Comm 12.13.18.pdf

Follow Up Flag: Follow up
Due By: Thursday, April 04, 2019 2:00 PM
Flag Status: Flagged

Good Afternoon,

Please review the attached graphical and legal desc. documents for the abandonment of the easement recorded in Docket 10474, page 1328 and provide a conflict review letter. Conflict review was previously submitted for the entire site and Cox Communication's response is attached.

The property address is 2529 N Hayden Rd, Scottsdale, AZ 85257.

Please let me know if you require anything additional for your review.



Kelly Lannan
VP of Development at Del Pueblo Communities

A 7520 East Angus Drive, Scottsdale, AZ 85251
P [480-947-6200](tel:480-947-6200) Ext.103 **M** [602-318-0034](tel:602-318-0034)
F [480-947-6222](tel:480-947-6222) **E** ktl@azdelpueblo.com

Kelly Lannan

From: Kelly Lannan
Sent: Thursday, March 21, 2019 2:38 PM
To: 'matt.streeper@srpnet.com'
Subject: 2529 N Hayden Rd - Abandonment of Easement No Conflict Review
Attachments: 999037 Easement Release Exhibit.pdf; 999037 Easement Release Legal.pdf; Hayden Virginia - SRP Plans 02.13.19.pdf

Follow Up Flag: Follow up
Due By: Thursday, April 04, 2019 2:00 PM
Flag Status: Flagged

Good Afternoon Matt,

Please review the attached graphical and legal desc. documents for the abandonment of the easement recorded in Docket 10474, page 1328 and provide a conflict review letter. Conflict review was previously submitted for the entire site. The 2nd draft of SRP plans are also attached for your review.

The property address is 2529 N Hayden Rd, Scottsdale, AZ 85257.

Please let me know if you require anything additional for your review.



Kelly Lannan
VP of Development at Del Pueblo Communities

A 7520 East Angus Drive, Scottsdale, AZ 85251

P [480-947-6200](tel:480-947-6200) Ext.103 **M** [602-318-0034](tel:602-318-0034)

F [480-947-6222](tel:480-947-6222) **E** ktl@azdelpueblo.com

Kelly Lannan

From: Kelly Lannan
Sent: Thursday, March 21, 2019 2:47 PM
To: 'caz-rowrequest@swgas.com'
Subject: 2529 N Hayden Rd - Abandonment of Easement No Conflict Review
Attachments: HV - Civil No Conflict - SWG 11.29.18.pdf; 999037 Easement Release Legal.pdf; 999037 Easement Release Exhibit.pdf

Follow Up Flag: Follow up
Due By: Thursday, April 04, 2019 2:00 PM
Flag Status: Flagged

Good Afternoon,

Please review the attached graphical and legal desc. documents for the abandonment of the easement recorded in Docket 10474, page 1328 and provide a conflict review letter. Conflict review was previously submitted for the entire site and SWG's response is attached.

The property address is 2529 N Hayden Rd, Scottsdale, AZ 85257.

Please let me know if you require anything additional for your review.



Kelly Lannan

VP of Development at Del Pueblo Communities

A 7520 East Angus Drive, Scottsdale, AZ 85251

P [480-947-6200](tel:480-947-6200) Ext.103 **M** [602-318-0034](tel:602-318-0034)

F [480-947-6222](tel:480-947-6222) **E** ktl@azdelpueblo.com



4/25/2019

Kelly Lannan
Hayden Virginia LLC
7520 E Angus Dr
Scottsdale, AZ 85251

RE: 4-AB-2019
2529 North Hayden
976X7 (Key Code)

Dear Mr. Lannan:

The Planning & Development Services Division has completed the review of the above referenced development application submitted on 3/27/2019. The following **1st Review Comments** represent the review performed by our team, and is intended to provide you with guidance for compliance with city codes, policies, and guidelines related to this application.

Application:

1. The project narrative submitted appears to be from the overall development application covered in 33-DR-2017. Please revise the Project Narrative to be reflective of the current scope of this application for abandonment.
2. Staff has reviewed the proposed compensation value, which is less than the amount identified by the staff provided analysis conveyed prior to the submittal of this application. Please provide an updated Consideration for Abandonment document that either aligns with the staff analysis number resulting in a total of \$9,011.00 or that provides supporting appraisals and valuation calculations that provide support the total value of \$6,080.00 proposed.

Survey Exhibits:

3. Please revised the legal and graphic exhibits provided to address the comments in the marked up set of the documents.

PLEASE CALL 480-312-7767 TO SCHEDULE A RESUBMITTAL MEETING WITH ME PRIOR TO YOUR PLANNED RESUBMITTAL DATE. DO NOT DROP OFF ANY RESUBMITTAL MATERIAL WITHOUT A SCHEDULED MEETING. THIS WILL HELP MAKE SURE I'M AVAILABLE TO REVIEW YOUR RESUBMITTAL AND PREVENT ANY UNNECESSARY DELAYS. RESUBMITTAL MATERIAL THAT IS DROPPED OFF MAY NOT BE ACCEPTED AND RETURNED TO THE APPLICANT.

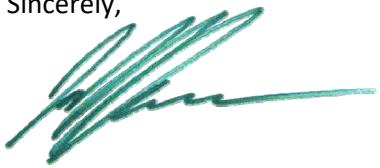
In an effort to get this Abandonment request to a Planning Commission hearing, please submit the revised material identified in Attachment A as soon as possible.

The Planning & Development Services Division has had this application in review for 22 Staff Review Days since the application was determined to have the minimal information to be reviewed.

These **1st Review Comments** are valid for a period of 180 days from the date on this letter. The Zoning Administrator may consider an application withdrawn if a revised submittal has not been received within 180 days of the date of this letter (Section 1.305. of the Zoning Ordinance).

If you have any questions, or need further assistance please contact me at 480-312-2376 or at jbarnes@ScottsdaleAZ.gov.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Jeff Barnes', with a long horizontal flourish extending to the right.

Jeff Barnes
Senior Planner

ATTACHMENT A
Resubmittal Checklist

Case Number: **4-AB-2019**

Please provide the following documents, in the quantities indicated, with the resubmittal:

Digital submittals shall include one copy of each item identified below.

- ☒ One copy: Revised Narrative for Project
- ☒ One copy: Consideration for Abandonment
- ☒ One copy: Revised Abandonment Exhibits

HAYDEN VIRGINIA, LLC

**7520 EAST ANGUS DRIVE
SCOTTSDALE, ARIZONA 85251
480-947-6200**

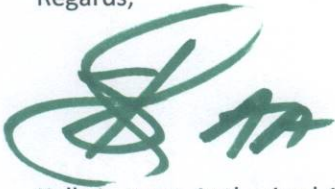
May 23, 2019

RE: Consideration for Abandonment
Abandonment of Easement Application
Hayden Townhomes 327-PA-2017

Jeff,

Hayden Virginia, LLC hereby submits to the City of Scottsdale in consideration for the abandonment of the easement recorded in Docket 10474, page 1328, the amount of Nine Thousand and Eleven dollars (\$9,011.00). This amount is equal to \$22.53 per square foot.

Regards,



Kelly Lannan, Authorized Agent

Enclosed: Email with Jeff Barns re: city valuation

Kelly Lannan

From: Barnes, Jeff <JBarnes@Scottsdaleaz.gov>
Sent: Monday, March 11, 2019 2:41 PM
To: Kelly Lannan
Subject: RE: 4375-18-3 | Abandonment of Alley

Categories: Hayden

Kelly,

Our staff has completed their analysis and provided me the result. Based on their evaluation, they have arrived at a valuation of \$22.53 per square foot which for the 200 square foot abandonment area results in a total estimated value of \$9,011.00

Jeff

From: Kelly Lannan <ktl@azdelpueblo.com>
Sent: Friday, March 8, 2019 4:38 PM
To: Barnes, Jeff <JBarnes@Scottsdaleaz.gov>
Subject: RE: 4375-18-3 | Abandonment of Alley

Hey Jeff – any updates on the abandonment appraisal?



Kelly Lannan
VP of Development at Del Pueblo Communities

A 7520 East Angus Drive, Scottsdale, AZ 85251

P 480-947-6200 Ext.103

M 602-318-0034

F 480-947-6222

E ktl@azdelpueblo.com

From: Barnes, Jeff <JBarnes@Scottsdaleaz.gov>
Sent: Thursday, February 28, 2019 3:55 PM
To: Kelly Lannan <ktl@azdelpueblo.com>
Subject: RE: 4375-18-3 | Abandonment of Alley

Kelly,

I spoke to our staff yesterday afternoon and the thought was that would be wrapped up sometime today. I'll relay it to you once I get it.

It would be beneficial to have those utility confirmations specific to the abandonment application request. Part of the justification for the lack of need for that additional alley width will be that there are no conflicts from the utility



Planning and Development Services Division

7447 East Indian School Road
Scottsdale, Arizona 85251

5/29/2019

Kelly Lannan
Hayden Virginia LLC
7520 E Angus Dr
Scottsdale, AZ 85251

RE: Determination of a Planning Commission hearing

Dear Mr. Lannan:

Your Development Application 4-AB-2019, Harper's Place Abandonment, is scheduled on the 6/26/2019 Planning Commission hearing agenda.

You may be required to make a presentation to the Planning Commission. If you choose to present your application to the Planning Commission utilizing a Power Point presentation, please submit the electronic file to your project coordinator by 1:00 p.m. on Monday 6/24/2019. Please limit your presentation to a maximum of 10 minutes.

The Planning and Development Services Division has had this application in review for 36 Staff Review Days.

Thank you,

Jeff Barnes
Senior Planner